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Redevelopment Board Minutes 04/08/2013

Arlington Redevelopment Board

April 8, 2013

2nd Floor Conference Room, Town Hall annex – 7:00 p.m.

PRESENT: C. Scypinski, B. Fitzsimmons (Chairman), M. Cayer, A. West, T. Fields

ABSENT:

STAFF: C. Kowalski

AGENDA ITEM: Mr. Fitzsimmons opened the meeting with an announcement that Board member Ted Fields has been appointed as the Town's new Economic Development Planner. Mr. Fields then expressed his appreciation for working with his colleagues on the Board and would need to resign from the Board. He said he would start in his new position on April 29.

AGENDA ITEM: Symmes Historic signage. Jake Upton presented the Board with the design and background on the historic interpretive signage planned for the park at Symmes. He clarified that "Nora Court" would be eliminated. Shelter/Brightview would like the address 1 Symmes Road. Mr. West agreed to preview the wayfinding signage with Jake for the Board prior to formal Board approval. The Board and Mr. Upton scheduled a tour for the Board of the site on the morning of Friday, April 12. Symmes Neighborhood Advisory Committee has allowed expanded work hours, Mr. Upton reported, until the second week of May. Mr. Upton updated the Board on efforts of Arlington 360 and the Board of Selectmen to resume MBTA bus service. Mr. Cayer asked whether Mr. Upton could get the Advocate to report now that the development is so visible. Mr. Upton then described their plan for press updates. Rent regulatory agreements should be done within two weeks, he reported. The condominium documents are dependent upon the rent regulatory agreements. Mr. Fitzsimmons volunteered to review the condo documents. Mr. Upton confirmed that the possibility of conversion to condominiums would be written into the condo documents. Irrigation of 1.2 million gallons of water will be used, and water and sewage fees are linked, so they are considering drilling a groundwater well. They may seek to discuss with the Town whether cost agreement could be reached for the public parks. Arlington 360 would discuss with DPW and Town Manager relief on costs. The Board asked Mr. Upton to consider using the stormwater cistern for irrigation since this could be cost-effective.

Documents used: March 31 letter to the Board of Selectmen for street name changes from Jake Upton, updated site plan, July 11, 2012 letter to ARB from Richard Duffy, sign design details.

ARB report to Town Meeting on Zoning Bylaw Amendments

VOTE: Mr. Fields moved and Ms. Scypinski seconded a motion to approve of the ARB report to Town Meeting as amended. All voted in favor.

The Board discussed the introduction of the articles on Town Meeting floor.

Ms. Kowalski then provided an update on the Master Plan and the June event and outreach. Ms. Scypinski is the Board's liaison to the Master Plan Advisory Committee. The Board would like to participate in outreach events.

Monitoring Special Permit conditions. Mr. Fitzsimmons asked that these be put in the